



# Housing Authority of the City of Alameda

701 Atlantic Avenue - Alameda, California 94501-2161 - TEL: (510) 747-4300 - FAX: (510) 522-7848 - TDD: (510) 522-8467

## IF YOU WISH TO ADDRESS THE COMMISSION:

1. Please file a speaker's slip with the Executive Director, and upon recognition by the Chair, approach the rostrum and state your name; speakers are limited to 3 minutes per item.
2. Lengthy testimony should be submitted in writing and only a summary of pertinent points presented verbally.
3. Applause and demonstrations are prohibited during Housing Commission meetings.

## **AGENDA**

## **REGULAR MEETING OF THE HOUSING COMMISSION**

### **DATE & TIME**

**Wednesday, March 19, 2008, 7:00 p.m.**

### **LOCATION**

Independence Plaza Ruth Rambeau Memorial Community Room  
703 Atlantic Avenue, Alameda, CA

Welcome to the meeting of the Housing Commission of the City of Alameda. Regular Housing Commission meetings are held on the third Wednesday of each month at Independence Plaza.

### **Public Participation**

Anyone wishing to address the Commission on agenda items or business introduced by Commissioners may speak for a maximum of three minutes per agenda item when the subject is before the Commission. Please file a speaker's slip with the Executive Director if you wish to address the Housing Commission.

## **PLEDGE OF ALLEGIANCE**

1. **ROLL CALL** - Housing Commission
2. **PUBLIC HEARING**
  - 2-A. **Public Hearing** for FY2009-2010 Annual Plan. Staff recommends the Housing Commission accept public comment on the proposed Annual Plan for next fiscal year.
3. **CONSENT CALENDAR**
  - Consent Calendar items are considered routine and will be approved or accepted by one motion unless a request for removal for discussion or explanation is received from the Housing Commission or a member of the public.

- 3-A. Minutes of the Housing Commission Regular Meeting held February 20, 2008. Staff recommends acceptance.
- 3-B. Budget Variance Report. Staff recommends acceptance of this report.
- 3-C. Adopting FY2009-2010 Annual Plan. Staff recommends the Housing Commission adopt the Annual Plan for next fiscal year and authorize the Chair to certify, by resolution, that the Housing Commission has approved submission of the Agency Plan to the U. S. Department of Housing and Urban Development.

4. AGENDA

- 4-A. Recommending Adoption of Budget for Fiscal Years 2009 and 2010. Staff recommends the Housing Commission recommend to the Board of Commissioners to:
  - 1. Approve additional conference travel for FY2008;
  - 2. Adopt the proposed budget, including the Extraordinary Maintenance Projects and Capital Improvements line items, for fiscal years 2008-2009 and 2009-2010;
  - 3. Adopt the proposed resolutions for both budget years for the Conventional Low-Rent Housing Program No. CA-062 (Esperanza); and
  - 4. Recommend to the City Council to waive the Payment in Lieu of Taxes for both fiscal years.
- 4-B. Awarding Contracts for Kitchen and Bath Cabinet Replacement and Roof Replacement at Anne B. Diamant Plaza, and Amending the FY 08 Budget. Staff recommends the Housing Commission recommend to the Board of Commissioners to:
  - 1. Award a contract to F.K. Construction for an amount not to exceed \$146,955 to replace kitchen and bath cabinets and countertops in 23 units at Anne B. Diamant Plaza;
  - 2. Authorize the Executive Director to execute the contract with F.K. Construction;
  - 3. Award a contract to MNJ Roofing Incorporated for an amount not to exceed \$110,000 to replace the roof covering at Anne B. Diamant Plaza;
  - 4. Increase the FY 08 EMP Budget by \$30,000 for the roofing contract and to
  - 5. Authorize the Executive Director to execute the contract with MNJ Roofing, INC
- 4-C. Housing Authority Work Program for Fiscal Year 2007 - 2008. No action is required. This is for information and discussion purposes only.
- 4-D. Replacement of Commissioner Nancy Gormley on the Alameda Development Corporation Board of Directors. Staff recommends a discussion on this topic with a recommendation to ADC.

4-E. No Smoking Policy at Independence Plaza. Staff recommends that the Housing Commission approve a no-smoking policy at Independence Plaza.

5. ORAL COMMUNICATIONS, Non-Agenda (Public Comment)

6. COMMISSIONER COMMUNICATIONS, (Communications from the Commissioners)

7. ADJOURNMENT

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Note:

- \* Sign language interpreters will be available on request. Please contact Carol Weaver, Executive Assistant, at 747-4325 voice or 522-8467 TDD at least 72 hours before the meeting to request an interpreter.
- \* Accessible seating for persons with disabilities (including those using wheelchairs) is available.
- \* Minutes of the meeting are available in large print.
- \* Audiotapes of the meeting are available on request.
- \* Please contact Carol Weaver at 747-4325 voice or 522-8467 TDD at least 72 hours prior to the meeting to request agenda materials in an alternative format, or any other reasonable accommodation that may be necessary to participate in and enjoy the benefits of the meeting.